



**CITY OF BEAVERTON**  
Community and Economic Development  
Department  
Planning Division  
4755 SW Griffith Drive  
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# PUBLIC HEARING NOTICE

**Hearing Date:** September 26, 2012      **Hearing Body:** Planning Commission

**Project Name:**      **Forest Glen PUD and Subdivision**

**Case File No.:**      **CU2012-0008 LD2012-0007 SDM2012-0003 TP2012-0007**

**Summary of  
Application:**

The applicant, Polygon NW, requests approval by the Planning Commission for an 82 lot single family detached Planned Unit Development (PUD) and Subdivision. The proposal includes natural open space, a public park, new streets and landscaping. The PUD is subject to Conditional Use permit and Land Division (Preliminary Subdivision) approval. The applicant is also seeking a Sidewalk Design Modification as well as a Tree Plan Two for removal of community trees.

**Project  
Location:**

East of SW Murray Boulevard, South of SW Weir Road, West of 141<sup>st</sup> Avenue and North of Spaniel Court;  
Tax Lots 1000 and 1100 on Washington County Tax Assessor's Map 1S128CC and Tax Lots 1900 and 2000 on Washington County Tax Assessor's Map 1S133BB

**Zoning & NAC:**      Urban Standard Density (R5) / South Beaverton NAC

**Applicable  
Development  
Code Criteria:**

Section 40.03 *Facilities Review*, Section 40.15.15.4.C *Conditional Use (Planned Unit Development)*, Section 40.45.15.4.C *Land Division (Preliminary Subdivision)*, Section 40.58.15.C *Sidewalk Design Modification*, and Section 40.90.15.2.C *Tree Plan Two*.

**Applicable  
Comprehensive  
Plan Policies:**

Goal 3.13, Goal 3.13.3, Goal 5.4.1, Goal 5.5.1, Goal 5.6.1, policy 'e' of Goal 5.8.1, policies 'a' and 'e' of Goal 6.2.1, policies 'c' through 'e' of Goal 6.2.2, policies, 'b', 'd', and 'e' through 'h' of Goal 6.2.3, Goal 6.2.4, policy 'a' of Goal 6.2.5, policies 'a' through 'c' of Goal 7.3.3, and policy 'a' of Goal 8.4.1.

**Hearing Time  
and Place:**

City Council Chambers, First Floor, Beaverton City Hall,  
4755 SW Griffith Drive, beginning at 6:30 p.m. on September 26, 2012.

**Staff Contact:**      Jana Fox, Associate Planner, 503.526.3710 / [jfox@beavertonoregon.gov](mailto:jfox@beavertonoregon.gov)

Mailed written comments to the Commission should be sent to the attention of Jana Fox, Planning Division, PO Box 4755, Beaverton, OR 97076. To be made a part of the staff report, correspondence needs to be received by Friday, September 14, 2012. Please reference the Case File Number and Project Name in your written comments. If you decide to submit written comments or exhibits

before the public hearing, all submittals prior to or at the hearing that are more than two (2) letter size pages must include no fewer than ten (10) complete copies of the materials being submitted.

**Facilities Review Committee Meeting Date: September 12, 2012**

The Facilities Review Committee is not a decision-making body, but advises the Director and Planning Commission on a project's conformity to the technical criteria specified in Section 40.03 of the Beaverton Development Code. The Director will include the Committee's recommendation in the staff report to the decision-making authority. **The Facilities Review Committee meeting is open to the public, but is not intended for public testimony.**

A copy of the pre-application conference notes, neighborhood meeting information, and all other documents and evidence submitted by or on behalf of the applicant, and applicable review criteria, are available for inspection at the Beaverton Planning Division, 2<sup>nd</sup> floor, Beaverton City Hall, 4755 SW Griffith Drive, between the hours of 7:30 a.m. to 5:00 p.m., Monday through Friday. A copy of the staff report will be available for inspection at no cost at least seven (7) calendar days before the hearing. A copy of any or all materials will be provided at reasonable cost. A copy of the staff report may also be viewed on-line at: [www.beavertonoregon.gov/DevelopmentProjects](http://www.beavertonoregon.gov/DevelopmentProjects)

The Planning Commission shall conduct hearings in accordance with adopted rules of procedure and shall make a decision on the development application after the hearing closes. Failure to raise an issue in a hearing, by testifying in person or by letter, or failure to provide statements or evidence with sufficient specificity to afford the decision-making authority an opportunity to respond to such issue, may preclude appeal to the Land Use Board of Appeals on that issue.

THIS INFORMATION IS AVAILABLE IN LARGE PRINT OR AUDIO TAPE UPON REQUEST. IN ADDITION, ASSISTED LISTENING DEVICES, SIGN LANGUAGE INTERPRETERS, OR QUALIFIED BILINGUAL INTERPRETERS WILL BE MADE AVAILABLE AT ANY PUBLIC MEETING OR PROGRAM WITH 72 HOURS ADVANCE NOTICE. TO REQUEST THESE SERVICES, PLEASE CALL 526-2222/VOICE/TDD.